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**深圳控股有限公司**  
**SHENZHEN INVESTMENT LIMITED**

*(Incorporated in Hong Kong with limited liability)*  
**(Stock Code: 00604)**

**UNAUDITED CONTRACTED SALES PERFORMANCE  
FOR DECEMBER 2017**

Shenzhen Investment Limited (the “Company”, together with its subsidiaries, the “Group”) wishes to provide to the shareholders of the Company the attached press release of the sales performance of the Group for December 2017 (the “Press Release”).

The sales data contained in the Press Release is based on the summary of internal information of the Group, which has not been audited nor reviewed by external auditor and as such, it is for investors’ reference only.

**Shareholders of the Company and potential investors are advised to exercise due care when dealing in the shares of the Company.**

By Order of the Board  
**SHENZHEN INVESTMENT LIMITED**  
**LU Hua**  
*Chairman*

Hong Kong, 12 January 2018

*As at the date of this announcement, the Board comprises 9 directors, of which Dr. LU Hua, Mr. HUANG Wei, Mr. MOU Yong and Mr. LIU Chong are the executive directors of the Company, Dr. WU Jiesi and Mr. LIU Shichao are the non-executive directors of the Company and Mr. LI Wai Keung, Mr. WU Wai Chung, Michael and Dr. WONG Yau Kar David are the independent non-executive directors of the Company.*

[For immediate release]



## **SZI Announces Unaudited Contracted Sales for December 2017**

(12 January 2018 – Hong Kong) Shenzhen Investment Limited (“SZI” or “Group”, SEHK stock code: 604.HK) announces the Group’s unaudited contracted sales for December 2017. The contracted sales for December amounted to approximately RMB 720 million, representing an increase of approximately 1.6 times MoM and an increase of approximately 2.7 times YoY. The contracted sales area was approximately 26,845 sq.m., down approximately 2% MoM and down approximately 37% YoY. For the year of 2017, the Group recorded total contracted sales of approximately RMB 11.5 billion, representing a decrease of approximately 40% YoY, and the total contracted sales area was approximately 563,943 sq.m., down 37% YoY. The average selling price was approximately RMB 20,408 per sq.m..

In 2017, the stringent control policies continued to take effect in Shenzhen real estate market. To cope with the market situation and make proactive response to the national policies for establishing a long-term effective mechanism for real estate and a mechanism for “parallel development of housing for lease and for sale”, the Group actively adjusted its 2017 sales strategies after due consideration. During the year, the Group deferred the sales of UpperHills Loft and changed the original plan of Shum Yip Zhongcheng project for sale to long-term lease apartments, with an aim to add value to its key assets through long-term operations. The saleable property value of the abovementioned projects approximately accounted for one-third of that of 2017. The adjustment of sales strategies has brought certain impact to the contracted sales in 2017. In future, the Group will still adhere to the principle that the interests of our shareholders are the most important, and ensure the long-term value of quality assets to be achieved.

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